

Waterville

47-53

RK 7615PG074

TRANSFER  
TAX  
PAID

**WARRANTY DEED  
032369**

Donald A. Boudreau and Tina M. Boudreau of Thomaston, Maine for consideration paid, grant to Michael D. Leighton of Waterville, Maine with **WARRANTY COVENANTS**, the land in Waterville, County of Kennebec and State of Maine, bounded and described as follows, to wit:

A certain lot or parcel of land situated in Waterville, County of Kennebec and State of Maine, more particularly bounded and described as follows:

Known as Elmwood Park and designated as Lots two (2) and three (3) on a plan or map of said tract made by J. H. Burleigh, C.E. filed and recorded in Kennebec Registry of Deeds, said parcel hereby conveyed is otherwise bounded and described as follows:

Commencing at the southeasterly corner of Western Avenue and Russell Street running thence easterly along the southerly side of Western Avenue one hundred (100) feet; thence southerly one hundred fifty (150) feet; thence westerly one hundred (100) feet to Russell Street; thence northerly along the easterly side line of Russell Street one hundred fifty (150) feet to Western Avenue to the point of beginning. Subject to the right of the City of Waterville to maintain a sewer across said lot as conveyed by the said Andrew Cota to the City of Waterville by deed dated December 28, 1931 and recorded in the Kennebec Registry of Deeds, Book 678, Page 465.

Excepting, however, a lot measuring one hundred (100) feet by ninety (90) feet, sold to Donald Fitch by warranty deed of Vital Boucher, dated August 2, 1966 and recorded in the Kennebec County Registry of Deeds, Book 1424, Page 279.

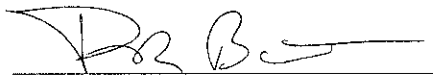

Being the same premises conveyed from Lucille Roy to Donald A. Boudreau and Tina M. Boudreau dated September 30, 1988 and recorded in the Kennebec registry of Deeds in Bopok 3439, Page 1.

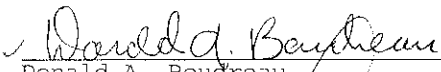

② BWL

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WITNESS our hands and seals on September 3, 2003.

  
WITNESS  
  
WITNESS

  
Donald A. Boudreau  
  
Tina M. Boudreau

THE STATE OF MAINE  
Kennebec, ss.

Then personally appeared the above named Donald A. Boudreau and  
Tina M. Boudreau and acknowledged the foregoing instrument to be  
their free act and deed.

Before me,   
Notary Public

DAVID R. BUTLER  
NOTARY PUBLIC  
MY COMMISSION EXPIRES  
JUNE 21, 2007



RECEIVED KENNEBEC SS.

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ATTEST:   
REGISTER OF DEEDS